

HISTORIC PRESERVATION COMMISSION MEETING MINUTES

CITY OF DAVENPORT, IOWA

TUESDAY, FEBRUARY 14, 2023; 5:00 PM

CITY HALL | 226 WEST 4TH STREET | COUNCIL CHAMBERS

I. Call to Order

Chairperson McGivern called the meeting to order.

Present: McGivern, Franken, Miranda, Higgins, Hustedde, Powers

Staff Present: Berkley, Werderitch, Ralfs

II. Secretary's Report

A. Consideration of the January 10, 2023 meeting minutes.

Motion by Franken, second by Miranda, to approve the January 10, 2023 meeting minutes. Minutes were unanimously approved by voice vote (6-0).

III. Communications

Werderitch announced the Iowa State Historic Preservation Office will visit Davenport on March 21st at 5pm in the City Hall Council Chambers to give a presentation on historic windows.

IV. Old Business

A. Case COA23-04: Request to install new garage doors at 625 West 7th Street. The Hans Goos House is located within the Hamburg Local Landmark Historic District. Brett Lutz, petitioner. [Ward 3]

Werderitch provided an overview of the request to install wood garage doors to the detached garage. Brett Lutz was in attendance to answer questions.

Staff recommend approval of the Certificate of Appropriateness to install new garage doors at 625 West 7th Street in accordance with the submitted material.

The project was reviewed for conformance with the Standards for Review, Chapter 14.01.060C of the Davenport Municipal Code. The project meets the following standards:

1. New additions and related new construction shall not be discouraged when such improvements do not destroy historic material and such design is compatible with the size, massing, scale, color, materials and character of the property, neighborhood and district, if applicable.

Motion by Miranda, second by Higgins, to approve staff recommendation for Case COA23-04. Motion to approve staff recommendation passed by a roll call vote (6-0).

V. New Business

- A. Case COA23-06: Request for the installation of a new monument sign located at 1730 Wilkes Avenue. Johnson School is a locally listed historic landmark. Johnson School Properties LLC, petitioner. [Ward 4]

Werderitch discussed the request to replace the existing freestanding sign with a new monument style sign. The proposed signage complies with the City's Zoning Ordinance and does not detract from the historic character of the building.

Alyson Weir, petitioner, was in attendance to answer questions. Commissioner Franken inquired if the year the school was established was listed on the sign.

Staff recommended approval of the Certificate of Appropriateness for the installation of a new monument sign at 1730 Wilkes Avenue per Chapter 14.01.060 of the Zoning Ordinance.

The project was reviewed for conformance with the Standards for Review, Chapter 14.01.060. C and D. The project meets the following standards:

1. Every reasonable effort shall be made to make the minimal number of changes necessary to maintain a designated property in a good state of repair, thereby minimizing the impact of the proposed alteration.
2. The height of the proposed monument sign is compatible with the designated property and the surrounding structures.
3. Site improvements should have as minimal of an impact as possible to the designated property's original layout and its visual character.

Motion by Powers, second by Higgins, to approve staff recommendation for Case COA23-06. Motion to approve staff recommendation passed by a roll call vote (6-0).

- B. Case COA23-07: Request for exterior alteration at 630 West 5th Street. The John Ruch House is located within the Hamburg Local Landmark Historic District. Duane Timm, petitioner. [Ward 3]

Werderitch provided a history of prior approvals to the property. The current request is to install a hood over the front door, reconstruct the front porch, and install new shutters. The applicant submitted photographs detailing the character of the neighborhood and compatible designs as a case study for this property. Detailed drawings of the proposed shutter design were not submitted for review.

Duane Timm, petitioner, was in attendance to answer questions. Commissioners acknowledged the owner's dedication towards historic preservation.

Staff recommended approval of the Certificate of Appropriateness for exterior alteration at 630 West 5th Street in accordance with the submitted plans, subject to the following condition:

1. The shutter design shall be reviewed and approved by City staff.

The project was reviewed for conformance with the Standards for Review, Chapter 14.01.060C of the Davenport Municipal Code. The project meets the following standards:

1. New additions and related new construction shall not be discouraged when such improvements do not destroy historic material and such design is compatible with the size, massing, scale, color, materials and character of the property, neighborhood and district, if applicable.
2. A proposed alteration, construction, reconstruction or addition should not negatively impact the scale of the designated property.

Motion by Franken, second by Miranda, to approve staff recommendation and condition for Case COA23-07. Motion to approve staff recommendation and condition passed by a roll call vote (6-0).

- C. Case COA23-08: Request for exterior alteration of the Friederich Hartmann House located at 604 West 5th Street. Hamburg Local Landmark Historic District. Tonia Rogers, petitioner. [Ward 3]

Werderitch presented a history of approvals at this property. The conversion of two windows into doors were tabled at the August 10, 2021 meeting. The petitioner revised the doors to fit the existing window openings.

Tonia Rogers, petitioner, was in attendance to answer questions.

Staff recommended approval of the Certificate of Appropriateness for exterior alteration at 604 West 5th Street in accordance with the submitted plans and materials.

The project was reviewed for conformance with the Standards for Review, Chapter 14.01.060C of the Davenport Municipal Code. The project generally meets the following standards:

1. New additions and related new construction shall not be discouraged when such improvements do not destroy historic material and such design is compatible with the size, massing, scale, color, materials and character of the property, neighborhood and district, if applicable.

Motion by Powers, second by Hustedde, to approve staff recommendation for Case COA23-08. Motion to approve staff recommendation passed by a roll call vote (6-0).

- D. Case COA23-09: Request to install a historic marker at Prospect Park. City of Davenport, petitioner. [Ward 5]

Commissioner Franken abstained from the discussion and vote.

Werderitch stated the City was awarded a grant from the State Historical Society of Iowa to install a historic marker at Prospect Park. The Commission thanked

Commissioner Franken for her work associated with the grant. Chad Dyson, Director of Parks and Recreation, was in attendance to answer questions.

Staff recommended approval of the Certificate of Appropriateness to install a historic marker at Prospect Park per Chapter 14.01.060 of the Davenport Municipal Code. The project was reviewed for conformance with the Standards for Review, Chapter 14.01.060.C.9 of the Davenport Municipal Code. The Project meets the following standard:

1. New additions and related new construction shall not be discouraged when such improvements do not destroy historic material and such design is compatible with the size, massing, scale, color, materials and character of the property, neighborhood, and district.

Motion by Higgins, second by Miranda, to approve staff recommendation for Case COA23-09. Motion to approve staff recommendation passed by a roll call vote (5-0). Commissioner Franken abstained.

- E. Case DNRHP23-01: Request for partial demolition of 1111 Perry Street. The structure is located in the Cork Hill National Historic District. Palmer College Foundation, petitioner. [Ward 3]

Werderitch discussed the request of Palmer College Foundation to demolish a non-original two-story deck at the rear of 1111 Perry Street. Partial demolition of a structure in a national historic district requires approval from the Commission.

Greg Gowey, Studio 483, was in attendance to represent the property owner. Commissioners inquired about the reuse of the materials following demolition.

Staff recommended that the Historic Preservation Commission approve demolition of the rear porch at 1111 Perry Street.

Findings:

1. The rear porch at 1111 Perry Street does not meet the criteria in Section 14.040.B of the Davenport Municipal Code.
2. The rear porch does not embody the distinctive architectural characteristics of the original structure, nor does it represent the work of a master builder or architect.

Motion by Higgins, second by Franken, to approve staff recommendation for Case DNRHP23-01. Motion to approve staff recommendation passed by a roll call vote (6-0).

- F. 2022 Certified Local Government Annual Report

Werderitch presented the 2022 Certified Local Government Annual Report and highlights from the past year. The Commission reviewed the 2023 Work Plan.

Motion by Hustedde, second by Miranda, to approve the 2022 Certified Local Government Annual Report. Motion to approve the report passed by a roll call vote (6-0).

VI. Other Business

A. Election of Chairperson

The Commission voted by secret ballot. Current Chairperson McGivern was reelected with 4 votes. Commissioner Franken received 2 votes.

B. Election of Vice-Chairperson

Motion by Powers, second by Higgins, to reappoint Commissioner Franken as Vice-Chair. Motion was approved by a voice vote (6-0).

C. Please Note: The March 14th Historic Preservation Commission meetings will be held in the Davenport Police Department Community Room, 416 N. Harrison Street.

VII. Open Forum for Comment

VIII. Adjourn

Motion by Powers, second by Miranda, to adjourn the meeting. Motion passed by a voice vote (6-0). The meeting adjourned at 5:43 pm.

IX. Next Commission Meeting: March 14, 2023